



**Notice of Mail Ballot Election  
City of Grand Junction  
Downtown Grand Junction Business Improvement District**

The City Council of the City of Grand Junction will hold a Special Municipal Election on **Tuesday, November 1, 2005**. The election will be conducted by mail ballot. Ballots will be mailed to qualified electors on October 11, 2005 through October 17, 2005 and must be returned to the City Clerks Office no later than 7:00 p.m. on Election Day. Ballots may be returned by mail with proper postage or dropped off at the **City Clerks Office, 250 N. 5<sup>th</sup> Grand Junction, CO. 81501** between the hours of 7:30 a.m. and 5:30 p.m. Monday through Friday and on **Election Day between 7:00 a.m. and 7:00 p.m.**

At this special election, qualified electors include residents, landowners and lessees within the boundaries of the Downtown Grand Junction Business Improvement District. A qualified elector is a natural person who is a citizen of the United States and a resident of the State of Colorado, eighteen years of age or older and meets one of the following definitions:

- (I) Makes his primary dwelling place in the district; or
- (II) Owns taxable real or personal property within the boundaries of the district; or
- (III) Is the holder of a leasehold interest in taxable real or personal property within the boundaries of the district; or
- (IV) Is the natural person designated by an owner or lessee of taxable real or personal property in the district which is not a natural person to vote for such owner or lessee. Such designation must be in writing and filed with the secretary of the district, in this case the City Clerk. Only one such person may be designated by an owner or lessee.

If you believe you are qualified to vote in this election and do not receive a ballot in the mail, please contact the City Clerk's Office, 250 N. 5<sup>th</sup> Street, Grand Junction, CO. 81501, 970-244-1511. The boundaries of the Downtown Grand Junction Business Improvement District generally encompass the commercial property within the Downtown area bounded by US Highway 340 and Crosby Avenue on the west, 8th Street on the east, Grand Avenue on the north and Ute Avenue on the south.

Every ballot must be returned in the return envelope provided which contains an affirmation of one's qualification to cast a ballot. Such affirmation must be completed and the designated voter's signature affixed thereto for the ballot to be counted.

The question to appear on this mail ballot is:

**BALLOT ISSUE 5B:**

"SHALL DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT BE AUTHORIZED TO COLLECT, RETAIN AND EXPEND FOR PUBLIC PURPOSES THE FULL AMOUNT RECEIVED BY THE DISTRICT FROM SPECIAL ASSESSMENTS ON COMMERCIAL PROPERTY WITHIN THE DISTRICT; SUCH ASSESSMENTS TO BE COLLECTED AT RATES NOT TO EXCEED \$0.026 PER SQUARE FOOT OF LAND ON MAIN STREET, \$0.019 PER SQUARE FOOT OF LAND OFF MAIN STREET, \$0.076 PER SQUARE FOOT OF FIRST FLOOR OF BUILDINGS ON MAIN STREET, AND \$0.057 PER SQUARE FOOT OF FIRST FLOOR OF BUILDINGS OFF MAIN STREET; SUCH ASSESSMENT RATES TO INCREASE BY NOT MORE THAN FIVE PERCENT ANNUALLY AS DETERMINED BY THE BOARD OF DIRECTORS OF THE DISTRICT, BUT MAY BE COMPUTED ON A RUNNING CUMULATIVE BASIS FROM 2005 UNTIL THE YEAR ANY INCREASE IS MADE; AS DESCRIBED IN THE "PETITION FOR THE ORGANIZATION OF THE DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT (BID)" ON FILE IN THE OFFICE OF THE CITY CLERK OF THE CITY OF GRAND JUNCTION, AND SHALL THE DISTRICT BE AUTHORIZED TO COLLECT, RETAIN AND EXPEND FOR PUBLIC PURPOSES THE FULL AMOUNT RECEIVED BY THE DISTRICT FROM STATE AND LOCAL GRANTS AND ANY OTHER REVENUE SOURCES OTHER THAN ASSESSMENTS, NOTWITHSTANDING ANY SPENDING, REVENUE RAISING OR OTHER LIMITS IN ARTICLE X, SECTION 20 OF THE COLORADO CONSTITUTION?"

YES	
NO	

By Order of the Grand Junction City Council  
This notice to be published October 12, 2005  
Stephanie Tuin, MMC  
City Clerk

**NOTICE OF AN ALL MAIL-IN BALLOT ELECTION FOR THE  
DOWNTOWN GRAND JUNCTION  
BUSINESS IMPROVEMENT DISTRICT  
TO BE HELD ON NOVEMBER 1, 2005**

**TO: ALL REGISTERED VOTERS THAT RESIDE IN SAID DISTRICT, OR QUALIFIED VOTERS WHO OWN REAL OR PERSONAL PROPERTY IN, OR MAKE THEIR PRIMARY DWELLING PLACE WITHIN, OR IS THE HOLDER OF A LEASEHOLD INTEREST IN PROPERTY WITHIN, OR WHO IS THE NATURAL PERSON DESIGNATED BY AN OWNER OR LESSEE OF PROPERTY WITHIN THE DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT ARE ELIGIBLE TO VOTE IN THE FOLLOWING BALLOT ISSUE**

**NOTICE OF ELECTION ON A REFERRED MEASURE TO AUTHORIZE SPECIAL ASSESSMENT**

**DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT  
CITY OF GRAND JUNCTION  
Mesa County, Colorado**

**Election Date:** Tuesday, November 1, 2005  
**Election Hours:** 7:00 a.m. to 7:00 p.m.

**Local Election Office Address and Telephone Number:**

City Clerk's Office, City Hall  
250 N. 5<sup>th</sup> Street  
Grand Junction, Colorado 81501  
Telephone: (970) 244-1511

**The information contained in this notice was prepared by persons required by law to provide summaries of ballot issues and fiscal information.**

**Ballot Title and Text:**

**BALLOT ISSUE 5B**

SHALL DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT BE AUTHORIZED TO COLLECT, RETAIN AND EXPEND FOR PUBLIC PURPOSES THE FULL AMOUNT RECEIVED BY THE DISTRICT FROM SPECIAL ASSESSMENTS ON COMMERCIAL PROPERTY WITHIN THE DISTRICT; SUCH ASSESSMENTS TO BE COLLECTED AT RATES NOT TO EXCEED \$0.026 PER SQUARE FOOT OF LAND ON MAIN STREET, \$0.019 PER SQUARE FOOT OF LAND OFF MAIN STREET, \$0.076 PER SQUARE FOOT OF FIRST FLOOR OF BUILDINGS ON MAIN STREET, AND \$0.057 PER SQUARE FOOT OF FIRST FLOOR OF BUILDINGS OFF MAIN STREET; SUCH ASSESSMENT RATES TO INCREASE BY NOT MORE THAN FIVE PERCENT ANNUALLY AS DETERMINED BY THE BOARD OF DIRECTORS OF THE DISTRICT, BUT MAY BE COMPUTED ON A RUNNING CUMULATIVE BASIS FROM 2005 UNTIL THE YEAR ANY INCREASE IS MADE; AS DESCRIBED IN THE "PETITION FOR THE ORGANIZATION OF THE DOWNTOWN GRAND JUNCTION BUSINESS IMPROVEMENT DISTRICT (BID)" ON FILE IN THE OFFICE OF THE CITY CLERK OF THE CITY OF GRAND JUNCTION, AND SHALL THE DISTRICT BE AUTHORIZED TO COLLECT, RETAIN AND EXPEND FOR PUBLIC PURPOSES THE FULL AMOUNT RECEIVED BY THE DISTRICT FROM STATE AND LOCAL GRANTS AND ANY OTHER REVENUE SOURCES OTHER THAN ASSESSMENTS, NOTWITHSTANDING ANY SPENDING, REVENUE RAISING OR OTHER LIMITS IN ARTICLE X, SECTION 20 OF THE COLORADO CONSTITUTION?